

THE EFFECTIVE DATE OF THIS ORDINANCE IS FEBRUARY 1, 2005

ORDINANCE NO. 05-01-362

**AN ORDINANCE AMENDING THE FREDERICK COUNTY FIRE PREVENTION
CODE**

PREAMBLE

Under State law, present Md. Ann. Code, Public Safety Article, §9-701, the Board of County Commissioners of Frederick County, Maryland ("Board") adopted a fire prevention code "to prescribe minimum requirements and controls to safeguard life, property or public welfare from the hazard of fire, panic and explosion from the storage, handling or use of substances, materials or devices and from conditions hazardous to life, property or public welfare in the use or occupancy of buildings, structures, sheds, tents, lots or premises."

The Board desires to amend the County Fire Prevention Code to include a section detailing the requirements for **Premise Identification**, which will apply to all properties and structures (including one and two family dwellings) in Frederick County, excluding the City of Frederick.

A summary of this ordinance was published in the Frederick News Post, a newspaper of general circulation in the County, not less than two weeks prior to the adoption of this Ordinance by the County Commissioners.

A duly advertised public hearing on this Ordinance was held on January 18, 2005. The public had an opportunity to comment on this Ordinance at this public hearing.

NOW, THEREFORE, BE IT ENACTED AND ORDAINED BY THE BOARD OF COUNTY COMMISSIONERS OF FREDERICK COUNTY, MARYLAND, that Section 1-2-64

of the Frederick County Code (1979) is hereby amended to include subsection “G” to read as follows:

(G) **Premise Identification** – This subsection shall apply to all structures and buildings, including one- and two-family dwellings, within the County

1. All new and existing buildings, structures or properties shall have approved address numbers placed in a position at the front entrance, which is to be plainly visible from the sidewalk (if any), the street or road fronting the property and the opposite side of the street, day or night.
2. If the address number cannot be posted on a building, structure or property in a manner that makes it clearly visible from the street, then the address number shall be displayed on the building or structure and at the end of each driveway nearest the street or ingress/egress easement providing access to the building, structure or property. Display of a street address at the corner of a driveway shall be such that clear identification can be made of the location of the building, structure or property to which the address is assigned from either direction. Directional address signs with at least three (3) inch high numbers shall be posted on the property directing people to the building, structure or property if the building, structure or property is not clearly visible when traveling on the property.
3. The numbers shall be posted within three (3) feet of the main entrance thereto unless the structure is more than 75 feet from the street or not visible from the street. In such cases, the remote address signs shall also be posted within 10 feet

of the street and within five (5) feet of either side of the driveway to the building, structure, or property and visible from either direction of travel along the main roadway. Remote address signs shall be at least six (6) inches wide and 18 inches long, with three-inch (3) high reflective numbers.

4. Address numbers shall be posted separate of the mailbox.
5. Address numbers shall contrast with the background.
6. Address numbers shall be Arabic numerals or alphabet letters (e.g. 12122A) .
Numbers shall not be spelled out (e.g. twelve thousand one hundred twenty-two).
7. **Number Size** - Primary address numerals displayed on a building or structure shall be at least the size identified below and clearly legible:
 - i. One and two family dwellings – 4 inches high
 - ii. Multi-family residential structures – 6 inches high
 - iii. Commercial and industrial properties – 8 inches high
8. Numbers shall be posted in an area not subject to coverage by vegetation (limbs, vines, etc.). Posting areas shall be maintained regularly to ensure that numbers are visible.
9. If more than two structures are addressed on a road or driveway, each driveway shall be posted (with a directional arrow if needed) with its own address number.

10. A “Certificate of Occupancy” for any structure erected, altered, or repaired shall be withheld until the permanent and proper numbers have been affixed to such structure in accordance with the requirements of this section.
11. No zoning or building permit shall be issued for any addressable structure until the owner or developer has procured the official premises address of such structure from the county and such address is presented to the Department of Permits and Inspections.
12. Addresses shall be posted in a timely manner. Addresses shall be temporarily posted for any addressable structure or property under construction as soon as work on the property commences and prior to the first building inspection. Addresses shall be permanently posted in accordance with this section prior to the final building inspection.
13. If numbers designating the address of a one- or two-family dwelling residence on February 1, 2005 were at least three (3) inches high, those numbers comply with the size requirement of this section as long as they remain in place.
14. Where a structure or dwelling unit shares a common entry or driveway, numbers must designate the addresses in sequence.
15. **Monumental Signage** - Non-residential properties shall have the address or address range incorporated into any new or modified monumental property signage. In any case, the numbers or alphabet letters shall not be less than six (6) inches in height, visible from either direction of travel and must be clearly visible

from the street. The street name may be incorporated into the posting to further aid in premise identification.

16. **Obstructions** - In cases where conditions (shadows, overgrown vegetation, building location, etc.) adversely affect the legibility of numbers, the Division of Fire/Rescue Services has the authority to prescribe larger numbers.

17. **Responsibility** - It shall be the responsibility of each and every property owner, trustee, lessee, agent and occupant of each residence, multi-family residential building, business, commercial or industrial structure to purchase, post and maintain address numbers as required under this policy at all times.

18. **Street Signs (Public)** - When a street sign is replaced or a new sign installed, the County Commissioners must cause the address range of each street sign to be displayed on each street sign the county erects or maintains.

19. **Street Signs (Private)** - When a street sign is replaced or a new sign installed, the Owner, Developer, Property Manager or Home Owners Association (HOA) must cause the address range of each street sign to be displayed on each street sign the Owner, Developer, Property Manager or Home Owners Association (HOA) erects or maintains.

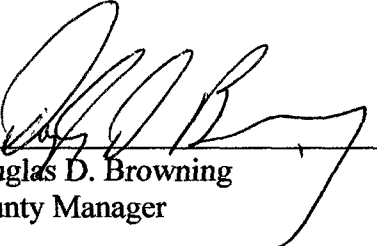
20. Address numbers at least six inches in height shall be installed on the rear access doors to all commercial establishments. Those doors which are located inside of a mall, office building or similar space with assigned suite numbers shall have

their suite numbers posted with numerals or alphabet letters at least two and one half (2 ½) inches tall.

21. Apartment or condominium numbers for individual units within a housing complex shall be displayed on, above, or to the side of the doorway of each unit and shall not be less than two and one half (2 ½) in height.

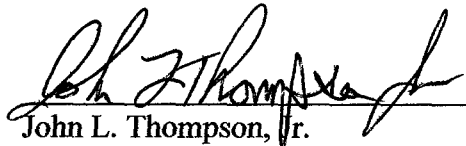
The undersigned hereby certifies that this Resolution was approved and adopted on the 18th day of January, 2005.

ATTEST:



Douglas D. Browning
County Manager

BOARD OF COUNTY COMMISSIONERS
OF FREDERICK COUNTY, MARYLAND



John L. Thompson, Jr.
President

MSC 1/20/05